The purchaser's solicitor should see that the abstract discloses that all deeds which are required to be registered in Middlesex or Yorkshire have been so registered. He should also see that any property which is compulsorily registrable at H.M. Land Registry has been duly registered. The practice in registration at H.M. Land Registry is dealt with in Chapter VIII.

The purchaser's solicitor should also bear in mind such points as (i) Bankruptcy of a vendor—whether the subsequent deed abstracted discloses the title of the trustee of the bankrupt to sell; (2) Claims for death duties—particularly those arising before 1926. A purchaser who takes the property when he has had notice of such duties is liable to pay them, and the purchaser's solicitor should note the matter in the margin of the abstract with a view to seeing that they are discharged before he completes his purchase.

The abstract having now been carefully perused, an appointment should be obtained from the vendor's solicitor to examine the deeds with the abstract. At such appointment all title-deeds in the vendor's possession included in the abstract are examined against the abstract.

If there is a mortgage existing on the

property
and the deeds are therefore in the possession of
some other solicitor on behalf of the mortgagee—
the deeds must be inspected at the mortgagee's
solicitor's office. The mortgagee's solicitor's costs
of producing such deeds are payable by the vendor.

If the deeds are at a country solicitor's office and
a London solicitor requires them to be produced
at the office of the vendor's solicitor's London
Agents' office—a fee for production will have to be